

QUITCLAIM DEED WITHOUT COVENANT
CORPORATE GRANTOR
KNOW ALL BY THESE PRESENTS,

63-192

THAT *GMAC Mortgage Corporation f/k/a GMAC Mortgage Corporation of PA*, a corporation organized and existing under the laws of the Commonwealth of Pennsylvania, with a principal place of business in Horsham, Pennsylvania, acting pursuant to a Judgment of Foreclosure and Sale entered on July 23, 2003, in District Seven, Division of Northern Kennebec, located in Waterville, Maine, Docket No. WAT-03-RE-28, under 14 M.R.S.A. §§6321 et seq. for the foreclosure of the Mortgage given by James R. Champagne and Doris A. Champagne to GMAC Mortgage Corporation of PA, dated January 9, 1996, and recorded in the Kennebec County Registry of Deeds in Book 5051, Page 283, in consideration of One Dollar (\$1.00) and other valuable consideration paid by *GMAC Mortgage Corporation f/k/a GMAC Mortgage Corporation of PA*, whose mailing address is 500 Enterprise Road, Ste. 150, Horsham, PA 19044, the receipt whereof it does hereby acknowledge, does hereby remise, release, bargain, sell and convey, and forever quitclaim unto the said *GMAC Mortgage Corporation f/k/a GMAC Mortgage Corporation of PA*, its successors and assigns forever,

A certain lot or parcel of land with the buildings thereon, situated at 8 Collins Street, Waterville, Maine, being more particularly described in the attached Exhibit A.

TO HAVE AND TO HOLD the same, together with all privileges and appurtenances thereunto belonging, to the said *GMAC Mortgage Corporation f/k/a GMAC Mortgage Corporation of PA*, its successors and assigns forever.

IN WITNESS WHEREOF, GMAC Mortgage Corporation f/k/a GMAC Mortgage Corporation of PA has caused this instrument to be signed in its corporate name by Margie Kwaitanowski, its Limited Signing Officer, this 21st day of June, 2004.

(3) *Drummond, Drummond*

63-192

Signed and Delivered in the Presence of:

Shirley J. Eads
Shirley J. Eads

GMAC Mortgage Corporation f/k/a GMAC
Mortgage Corporation of PA

By: Margie Kwaitanowski

Printed Name Margie Kwaitanowski

Its Limited Signing Officer

COMMONWEALTH OF PENNSYLVANIA
Montgomery, ss.

June 21st, 2004

Then personally appeared the above named Margie Kwaitanowski, Limited Signing Officer, of GMAC Mortgage Corporation f/k/a GMAC Mortgage Corporation of PA and acknowledged the foregoing instrument to be his/her free act and deed, and the free act and deed of GMAC Mortgage Corporation f/k/a GMAC Mortgage Corporation of PA.

Before me, Tameka Marshall Holmes

Notary Public

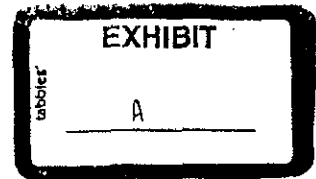
Tameka Marshall Holmes

Printed Name

My Commission Expires

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Tameka Marshall-Holmes, Notary Public
Horsham Twp., Montgomery County
My Commission Expires Mar. 30, 2008
Member, Pennsylvania Association Of Notaries

63-192



A CERTAIN lot or parcel of land with the buildings thereon, situate in Waterville, County of Kennebec and State of Maine, being more particularly bounded and described as follows, to wit:

LOT numbered 110 on a plan of the Bacon and Seavey Lots in said Waterville made for Frazier Gilman by I. E. Getchell, C. E., August 25, 1886.

SAID lot is bounded northerly one hundred (100) feet by Lot No. 111 on said plan; easterly sixty (60) feet by land of owners unknown; southerly one hundred (100) feet by Lot No. 109 on said plan; and westerly sixty (60) feet by Collins Street, so-called.

BEING the same premises conveyed to James R. Champagne and Doris A. Champagne by Deed of Guardian and Conservator from Frances M. Murphy, Guardian and Conservator of Gladys P. Mooers, to be recorded in the Kennebec County Registry of Deeds concurrent herewith.

Received Kennebec SS.
07/02/2004 8:42AM
Pages 3 Attest:
BEVERLY BUSTIN-HATHAWAY
REGISTER OF DEEDS